

Single Family Residence **RESIDENTIAL**

6070 RIVERSIDE AVE

RIVERSIDE, CA 92506

\$594,901 TopHap Estimate · \$525 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,133 ft²

LIVING AREA

0.16 ac

LOT SIZE

1939

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$595K

\$579K low

\$610K high

Est. Owner Equity

\$45,914

Loan-to-Value

90%

TAX & ASSESSMENT

Property Tax	\$6,646 (2025)
Assessed Value	\$604,780
Previous Assessed	\$592,923
Assessor Market Value	\$422,010

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.16
Construction	Wood (Unspecified)
Roof	Rock / Gravel
Heating	Central
Cooling	Central
Garage	Garage, Detached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Oct 29, 2024	Financing	Intrafamily Transfer			\$549K
Apr 11, 2023	Resale	Grant Deed	\$570,000	\$503	\$476K
Mar 22, 2023	Financing	Intrafamily Transfer			
Jan 17, 2018	Resale	Grant Deed	\$360,000	\$318	\$342K
Aug 27, 2013	Quitclaim	Quit Claim Transfer			
Aug 27, 2013	Quitclaim	Quit Claim Transfer			
Aug 28, 2013	Resale	Grant Deed	\$250,500	\$221	\$238K
Dec 5, 2012	Foreclosure sale	Trustees Deed	\$317,633	\$280	
Oct 5, 2005	Resale	Grant Deed	\$370,000	\$327	\$296K
Apr 25, 2005	Financing	Grant Deed			\$240K
Aug 15, 2003	Resale	Grant Deed	\$202,000	\$178	\$162K
Nov 30, 1995	Resale	Grant Deed	\$99,500	\$88	\$99K
Jan 31, 1995	Resale	Grant Deed	\$68,000	\$60	\$66K
Mar 30, 1992	Quitclaim	Quit Claim Transfer			\$106K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Pachappa Elementary School	Elementary	KG–6	0.2 mi
Central Middle School of Arts and Innovation	Middle	7–8	0.9 mi
Poly High School	High	9–12	1.2 mi

District: Riverside Unified School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 92506

65 CRIME INDEX	104 AIR POLLUTION	47,695 POPULATION	\$109K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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